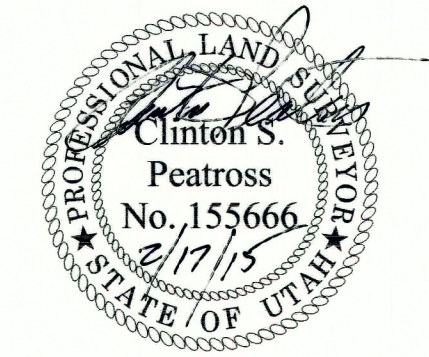


RECORD OF SURVEY  
AND  
MINOR SUBDIVISION  
FOR  
**JOHN REID  
INVESTMENT CO., LTD.**  
TO BE KNOWN AS THE  
**STEAMBOAT MOUNTAIN  
MINOR SUBDIVISION, PHASE 4**

LOCATED IN SECTION 6  
TOWNSHIP 2 SOUTH, RANGE 5 WEST  
UINTAH SPECIAL BASE AND MERIDIAN  
DUCHESNE COUNTY, UTAH



SURVEYOR'S CERTIFICATE

I, Clinton S. Peatross, Duchesne, Utah, do hereby certify to the John Reid Investment Co., Ltd., that I am a Professional Land Surveyor, and that I hold License No. 155666, as prescribed by the laws of the State of Utah; and in accordance with Section 17-23-17, have made a survey of the following described tract of land, and that I have verified all measurements and placed monuments as represented on the plat, for the purpose of a creating a Record of Survey and Minor Subdivision Plat:

PARENT PARCEL

TOWNSHIP 2 SOUTH, RANGE 5 WEST, UTAH SPECIAL BASE AND MERIDIAN. SECTION 6: Beginning at the East Quarter Corner of said Section 6; thence South 1°09'18" West 1764.59 feet along the East section line; thence North 86°00'00" West 1132.70 feet; thence North 1°00'00" East 535.00 feet; thence North 86°00'00" West 816.67 feet; thence North 839.30 feet; thence North 84°50'53" West 1976.05 feet to the Northwest Corner of the East Half of the Southwest Quarter; thence South 88°53'09" West 1010.35 feet to the West Quarter Corner of said Section 6; thence North 0°26'30" East 1328.18 feet to the Northwest Corner of the South Half of the Northwest Quarter; thence North 89°20'47" East 2339.77 feet to the Northeast Corner of said S1/2 of said NW1/4; thence North 88°52'13" East 2630.48 feet to the Northeast Corner of the South Half of the Northeast Quarter; thence South 1°20'38" West 1310.81 feet to the point of beginning, containing 219.717 acres.

DESCRIPTION OF SUBJECT PROPERTY

TOWNSHIP 2 SOUTH, RANGE 5 WEST, UTAH SPECIAL BASE AND MERIDIAN. SECTION 6: Beginning at the East Quarter Corner of said Section 6; thence South 1°09'18" West 1764.59 feet along the East section line; thence North 86°00'00" West 1132.70 feet; thence North 1°00'00" East 535.00 feet; thence North 86°00'00" West 816.67 feet; thence North 839.30 feet; thence North 33°00'00" East 1841.96 feet to a point on the North line of the South Half of the Northeast Quarter; thence North 88°52'13" East 998.59 feet to the Northeast Corner of said S1/2 of said NE1/4; thence South 1°20'38" West 1310.81 feet to the point of beginning, containing 107.423 acres.

NARRATIVE

PURPOSE OF SURVEY: Perform a boundary survey, then subdivide into lots and prepare a Record of Survey and Minor Subdivision plat.  
BASIS OF BEARING: Taken from that certain Record of Survey on file in the Duchesne County Surveyor's Office, file #913.  
SURVEY FINDINGS: See Boundary Line Adjustment plat for description of section corners and 1/4 corners.  
NOTE: This survey was performed at the request of John Reid. It does not insure or guarantee ownership, nor does it show liens, easements, rights of way, codes, covenants, conditions, obligations, or restrictions of use that may or may not be recorded. The location or depiction of public or private utilities, points of diversion of water and water rights are excluded from the scope of this survey.

OWNER'S CERTIFICATE

Know all men by these presents: that we the undersigned owner's of the above described tract of land, have caused the same to be surveyed for a Minor Subdivision, and a plat to be prepared, to be in compliance with the Duchesne County Subdivision Ordinances, to legally convey and transfer land ownership.

John Reid Investment Co., Ltd. BY: John A. Reid      John Reid Investment Co., Ltd. BY: Nola M. Reid

ACKNOWLEDGEMENT

County of \_\_\_\_\_ } s.s.  
State of \_\_\_\_\_ }

On this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, personally appeared before me, John Reid and Nola M. Reid, as authorized agents of the John Reid Investment Co. Ltd., the signers of the above OWNER'S CERTIFICATE, and who acknowledged to me that they signed it freely and voluntarily for the uses and purposes therein mentioned.

My commission expires: \_\_\_\_\_ Notary Public

PREPARED BY  
**PEATROSS LAND SURVEYS**

PROFESSIONAL LAND SURVEYOR

829 EAST 380 NORTH

HEBER CITY UTAH, 84032

CELL: (435)724-4386

email: cspeatross@ubtanet.com

DRAFTED BY: ASHLEY PEATROSS      DATE DRAFTED: 11/14/14      DATE PLOTTED:

SHEET: 1 OF 1      FILE NAME: JOHN REID\_JOB# 1206

County Surveyor File # 3265

DUCHESNE COUNTY TREASURER

I certify that the property taxes are paid and current as of this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

Colene Nelson      Duchesne County Treasurer

DUCHESNE COUNTY PLANNING DEPARTMENT

Approved as a Minor Subdivision this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, by the Duchesne County Planning Director.

Michael A. Hyde      Duchesne County Planning Director

DUCHESNE COUNTY RECORDER

State of Utah } s.s.      Entry Number \_\_\_\_\_  
County of Duchesne }

Filed for recording at the request of \_\_\_\_\_ on this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_. Time \_\_\_\_\_ Book \_\_\_\_\_ Page(s) \_\_\_\_\_

Fee: \_\_\_\_\_  
Carolynne Madsen      Duchesne County Recorder